

SADDLE CREEK HOMEOWNERS' ASSOCIATION

BOARD MEETING MINUTES

February 14, 2017

Present: Members; Matt Maltarich, Calli Bradshaw and Ken Elkins
Community Association Manager; Teresa Frey
Lombardo Homes; David Hensel

Meeting called to order at 5:06 by Calli Bradshaw

Quorum established with 4 of 5 Board members present.

Financial Report

Checking account balance:	\$14,304.51
Mailbox Savings:	\$15,683.53
Reserve account:	\$109,312.53
Accounts receivable:	\$3,975.00
Total Assets:	\$143,275.57

- Ken made a motion to accept the financials as submitted, Matt seconded, motion carried.
- Matt motioned to approve the minutes from January's meeting, Ken seconded, motion carried.
- Amended budget was addressed. Lombardo sales office was notified in regards to the dues change so they will be giving out correct information.
- Discussed the delinquency report as of today. Teresa is checking to see why one of the co-owners is still showing a late fee.
- A line item will be added to the budget for Holiday lights.
- Schedule meeting to go over by-laws review with committee that will be suggesting changes.
- Where did the \$3500 in Other User Income come from? Teresa will be checking to make sure that is showing in the correct account/line item.
- Ken submitted our tax return and Teresa will get it from Jerry once it has been signed by him.
- We will get Teresa contact information for the new management company so transfer of financials can happen.

Buildings & Grounds

- Discussed deck approval for co-owner. Dave is getting us a plot plan so we can see where utilities and easements are for future approvals.
- Ken motioned to contact Pristine to get a proposal for Hydrazzo application on the pool this spring. Calli seconded.
- Teresa is contacting Pristine in regards to locking in time for resurfacing to take place on the pool. Also, to find out how long it would take.
- Ice Rink in common area off of Starter's Way. This cannot be there as it is a liability to the association. Violation letter will be sent. Co-owner will be responsible for damage to grass.
- Construction trucks on Saddle Creek Drive again. David will address with contractor again.

No meeting was scheduled for March at this time.

Motion to close by Ken, 2nd by Matt, motion carried. Meeting adjourned at 5:53.

Respectfully submitted,

Calli Bradshaw